



The City of NORMAN

201 West Gray, Bldg. A • P.O. Box 370
Norman, Oklahoma 73069 • 73070

PLANNING AND COMMUNITY DEVELOPMENT
Phone: 405-366-5433

CASE NUMBER: PD13-16
DATE: June 13, 2013
TO: Interested Neighbors
FROM: City of Norman Department of Planning and Community Development
SUBJECT: Pre-Development Discussion of a New Large-Lot Subdivision

APPLICANT: Landmark Land, L.L.C.
LOCATION: Southwest Corner of 12th Avenue N.E. and Tecumseh Road
WARD: 6

You are receiving this letter because you own property within the 350-foot notification boundary of a Pre-Development application to consider a new large-lot subdivision. This property is currently zoned R-1, Single Family Dwelling District, RM-2, Low Density Apartment District, and RM-6, Medium Density Apartment District, and a change of zoning will be required.

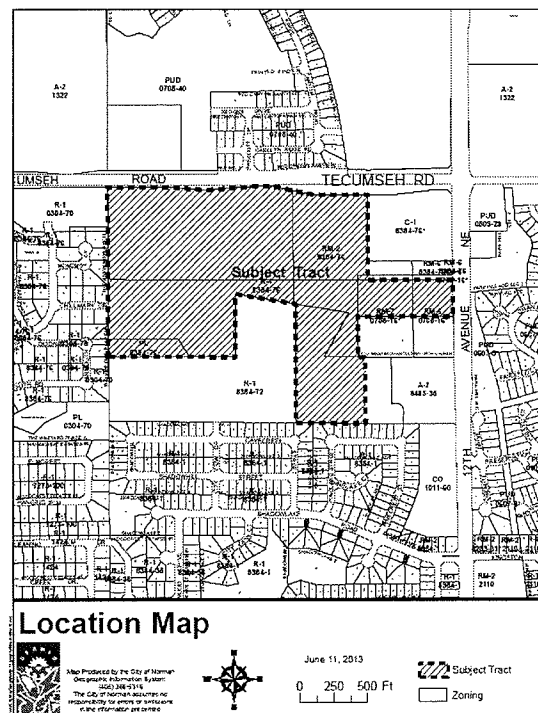
Please join us for a Pre-Development discussion of this proposal on Thursday, June 27, 2013 from 7:00 p.m. until 7:30 p.m. The meeting will be held in Conference Room D of Building A of the Norman Municipal Complex, 201 West Gray Street, located north and west of the downtown Post Office.

Pre-Development meetings are required for property owners seeking to undertake certain land use actions (any Special Use, rezoning of land over 40 acres in size, amendment of the NORMAN 2025 Land Use & Transportation Plan, subdivision of property, Rural Certificate of Survey greater than 40 acres, or construction of a cellular tower) that could have an impact on surrounding properties.

Pre-Development meetings allow applicants and neighboring property owners to meet informally to discuss proposals and air concerns before applicants have finalized plans and prior to formal submission to the City of Norman. Often Pre-Development meetings allow applicants and neighbors to resolve issues of concern prior to submittal of a formal application, which in turn saves time, money and hard feelings on all sides.

If you have questions about the proposal, please call the contact person, Christopher Anderson, (405) 232-7715 during office hours. We look forward to your participation and thank you for taking an active role in your community.

VICINITY MAP



Case Number PD13-16

Application for a
NORMAN PRE-DEVELOPMENT INFORMATIONAL MEETING
Filing Deadline 4:00 p.m.

Name of Applicant/Land Owner Landmark Land, LLC

Address 1400 N. Porter, Norman, OK 73071

Name and phone number of contact person(s) Christopher D. Anderson, P.E., (405) 232-7715

Best time to call During office hours Chris.Anderson@smcokc.com

A proposal for development on a parcel of land, generally located SW corner of 12 Ave. NE and Tecumseh Road.

and containing approximately 65 acres, will be brought forward to the Planning Commission and City Council for consideration within the next few months.

This proposed development will necessitate (check all that apply):

☒ 2025 Plan Amendment – Growth Boundary _____ Land Use ☒ Transportation _____

☒ Re-Zoning – From R-1, RM-2, RM-6 & C-1 To what District PUD

_____ Special Use – For _____

☒ Preliminary Plat _____

_____ Norman Rural Certificate of Survey (COS) _____

_____ Other: _____

The Proposed Use(s) in this development will include (please describe specific land uses and approximate number of acres of each use) Rural Residential – Similar to Monticeto Ranch

FOR PLANNING OFFICE USE ONLY

Deed or Legal Description []

Written description of project []

Radius Map [✓]

Preliminary Development Map [✓]

Certified Ownership List [✓]

Filing Fee \$125 [✓]

Current Zoning R-1, RM-2, RM-6

Greenbelt Enhancement [✓]

Current Plan Designation Low, Medium, High Density Residential

PROJECT NO. 22-07-00
DATE: 07-15-2015
BY: J. J. JAMES
CHECKED: J. J. JAMES
APPROVED: J. J. JAMES

SMC
SOUTHERN METROPOLITAN COUNCIL
1000 WEST 10TH AVENUE, SUITE 100
DENVER, CO 80202
TEL: 303-733-7711 FAX: 303-733-7700
WWW.SMC-COLORADO.ORG

MONTORO RIDGE
TECUMSEH ROAD & 12TH AVE. N.E.
NORMAN, OKLAHOMA

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